

MORGAN H LEWIS



Offers in Excess of £190,000

City Road, Wigan WN5 0BD

*Attractive Traditional Semi Detached House

*Three Bedrooms

*Driveway Parking For Multiple Vehicles

*Traditional Features

*Not Overlooked to The Rear

*Easy Access to M6 & M58 Motorways

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Prominently positioned along City Road, this traditional three-bedroom semi-detached home quietly balances charm with everyday practicality. Well presented and well balanced, with original features blended with modern day amenities. Set back from the street, the house is approached via a well-sized driveway, offering parking for multiple vehicles, a rarity in the area.

Inside, the sense of space is immediate. The layout flows naturally, with a light-filled living area, with built in media wall, making great use of the space on offer. The living room opens up to the large dining space at the rear of the property, with access to under stairs storage and doorway leading onto the well appointed kitchen. The kitchen is fitted with a sleek high gloss units, with contrasting wood effect worktop.

The three bedrooms are comfortably sized, each offering a retreat of its own, with the master bedroom spanning the width of the property, benefitting from fitted wardrobes and original coving. The family bathroom is stylish, with walk in shower, vanity basin and w.c. To the rear of the home lies a modest yet well kept yard — low-maintenance and private, with more than enough space to entertain, barbecue or relax.

Positioned within easy reach of local amenities, schools, and transport links, this is a home that works — emotionally, practically, and architecturally — for those seeking both comfort and connection in a well-established corner of Wigan.

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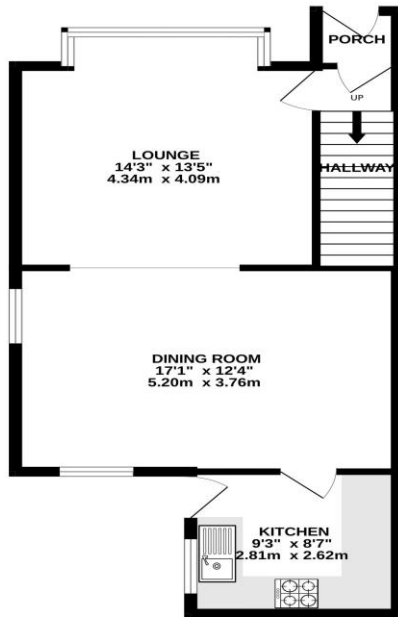


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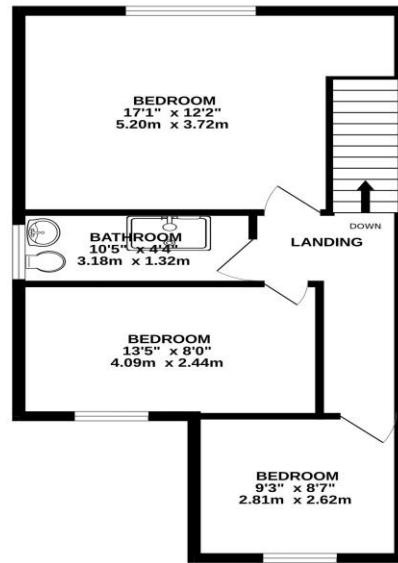


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GROUND FLOOR
527 sq.ft. (49.0 sq.m.) approx.



1ST FLOOR
497 sq.ft. (46.2 sq.m.) approx.



TOTAL FLOOR AREA: 1025 sq.ft. (95.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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